

VA Form 10-6888 (Home Loan)
Revised August 1983 For Optional
Section 190, Title 38 U.S.C. Accept-
able to Federal National Mortgage
Association.

SOUTH CAROLINA

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

WHEREAS: Ronald A. Martin and Mary J. Martin

Greenville County, hereinafter called the Mortgagor, is indebted to

First Federal Savings & Loan Association

a corporation organized and existing under the laws of the State of South Carolina, hereinafter called Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Twenty-Eight Thousand Nine Hundred and No/100 -----Dollars (\$ 28,900.00), with interest from date at the rate of Seven per centum (7 %) per annum until paid, said principal and interest being payable at the office of First Federal Savings & Loan Association in Greenville, South Carolina, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of One Hundred Ninety-Two and 29/100 -----Dollars (\$ 192.29), commencing on the first day of February, 1973, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January, 2003.

Now, KNOW ALL MEN, that Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville State of South Carolina; at the southwestern corner of the intersection of Crown Avenue and Charing Cross Road, being known and designated as Lot No. 21 and part of Lot 24, as shown on a Plat of Brookwood Forest, Section III, recorded in the R. M. C. Office for Greenville County, in Plat Book "BBB", at Page 155, and also shown on a Plat of Ronald A. Martin and Mary J. Martin, recorded in the R. M. C. Office for Greenville County, in Plat Book 4-W, at Page 88, and having, according to latter plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southwestern side of Charing Cross Road, at the joint front corner of Lots 21 and 22, and running thence with the common line of said Lots N. 65-41 W. 147.2 feet to an iron pin at the joint corner of Lots 21, 22, 23 and 24; thence with the joint rear line of Lots 23 and 24 N. 71-44 W. 105.4 feet to an iron pin; thence running N. 17-55 E. 25 feet to an iron pin; thence running N. 71-40 W. 15 feet to an iron pin; thence running N. 17-0 E. 108.7 feet to an iron pin on the southern side of Crown Avenue; thence with the line of said Crown Avenue S. 77-06 E. 134.6 feet to an iron pin; thence continuing with line of said Crown Avenue S. -61-55 E. 78.3 feet to an iron pin; thence with the curve of the intersection of Crown Avenue and Charing Cross Road S. 27-48 E. 88.7 feet to an iron pin on the western side of Charing Cross Road; thence with the line of said Road S. 22-02 W. 87.1 feet to the point of beginning.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;